

PLEASANT TWP
KENTON CORP

00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-770009.0000
SS25

RES
2025

sale

Eff Rate:- 50.59 — 44.66 — 47.03 — 46.74 — a/r

2022 HAMILTON PAMELA A	2017-04-28
2023 HAMILTON PAMELA A	2017-04-28
2024 HAMILTON PAMELA A	2017-04-28
2025 HAMILTON PAMELA A	2017-04-28 RE PUGHS SUB DIV 9
311 CHESNEY ST	LWD
KENTON OH 43326	\$67,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres	12430	12600	12600	12600	12600
Land100%	88690	107510	107510	107510	107520
Bldg100%	101110t	120110t	120110t	120110t	120120t
Totl100%					
Cauv100%					
Tax Value:					
Land 35%	4350	4410	4410	4410	4410
Bldg 35%	31040	37630	37630	37630	37630
Totl 35%	35390t	42040t	42040t	42040t	42040t
Hmstd35%					
Owner Oc	34.34	37.20	37.16	37.06	
Hmstd RB					
Net Tax	1618.84	1691.34	1791.48	1779.50	
Sp-Asmnt	21.00	25.00	21.00	24.00	

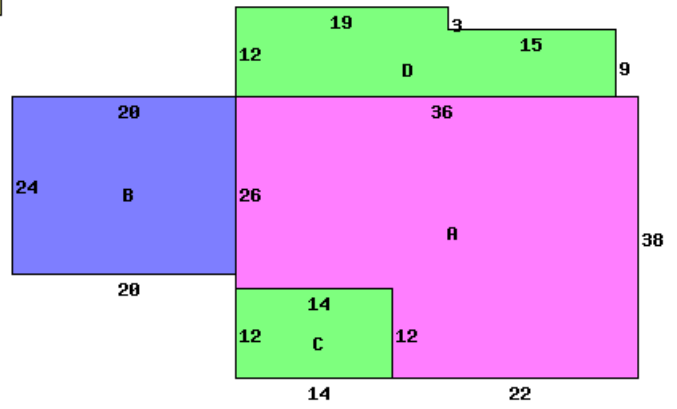
SHB+ 1 B	CONS F	TYPE M	FACT	SQ-FT 1200	VALUE 11520	a *MAIN
	F2	G		480	11520	b GRAGE
	EPF	P		168	6720	c PORCH
	DK	P		363	5450	d PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
188	1	2017-04-28	HAMILTON PAMELA A	LWD	67000	12600	65600
570	1	1997-09-18	MAGANN JOY L	LWD	78000	11030	53800
1027	1	1991-12-12		LWD	62000	0	57800

Year	Land	Bldg	Total	Net Tax
2021	4350	31040	35390	1624.88
2020	4350	31040	35390	1406.58

Project	ben acres	%	factor
131 BLANCHARD RIVER MAINT			XA/2025
500 HARDIN COUNTY LANDFILL			XA/2025
921 BLANCHARD RIVER MAINT			XA/2023
235 KELLOGG #983 - BLANCHARD			XA/2025

2



311 CHESNEY ST 43326

Occupancy 1 Single Family	*DWELLING COMPUTATIONS	
Story Height 1	Sq-Ft	Value
Floor Level		
Main	FRAME	1200 106310
Basement		1200 22360
Subtotal		128670
Shingle	Roof	GABLE
B 1 2 U A		
Plaster/Drywall	X	816 sq ft
Panelled Wall	X X	Basement Finish 8890
Unfinished Wall	X	Plumbing 2800
Floor/Hardwood	X	Garages and Carports 11520
Floor/Carpet	X	Extra Features 12170
Floor/Tile-Lino	L T	Total Value 164050
Number of Rooms	3 7	PUB PAVED ST/RD
Bedrooms	3	
Central Heat	A	Neighborhood:
FORCED AIR		Code: 3640
Plumbing		Dwl/Gar/NC% 1.1300
Standard	1	
Extra 2 Fixture	2	

Bldg Type	SHB+Cons	DixHt	Area	Unit Rate	Grade	Blt/Renov	Replace	Phy Dpr	Fnc Dpr	True Value
1 DWELLING	1 B F	2016	2016		C	1960AV	164050	.42		107520
2 Shed	*PP F 0	10X10	100			1994AV	0			0
front lot	acres/ frontage	effective frontage	depth	actual factor	rate	effective rate	extended value	true value		
	75.0000	75.00	168	105	160	168	12600	12600		